

108.0

0001

0002.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

672,500 / 672,500

USE VALUE:

672,500 / 672,500

ASSESSED:

672,500 / 672,500



PROPERTY LOCATION

No	Alt No	Direction/Street/City
11		CLYDE TERR, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: ZHAO JIANXIN &	
Owner 2: SHEN PENGHUA	
Owner 3:	

Street 1: 11 CLYDE TERRACE
Street 2:

Twn/City: ARLINGTON
St/Prov: MA
Postal: 02474

PREVIOUS OWNER
Owner 1: FICHERA FRANCIS P -
Owner 2: -

Street 1: 3 LAUREL STREET
Twn/City: NORTH READING
St/Prov: MA

Postal: 01864

NARRATIVE DESCRIPTION
This parcel contains 6,900 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1954, having primarily Vinyl Exterior and 1895 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS
Code Descrip/No Amount Com. Int

PROPERTY FACTORS
Item Code Description %
Z R1 SINGLE FA 100
o water
n Sewer
Census: Electri
Flood Haz: Exempt
D Topo 1 Level
s Street
t Gas:

LAND SECTION (First 7 lines only)
Use Description LUC No of Units Depth / Unit Type Land Type LT Base Unit Neigh Neigh Neigh Infl % Infl % Infl % Appraised Alt % Spec J Fact Use Value Notes

101 One Family	6900	Sq. Ft.	Site	0	70.	0.91	5															
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IN PROCESS APPRAISAL SUMMARY

Legal Description								User Acct
								68704
								GIS Ref
								GIS Ref
								Insp Date
								09/19/18
								USER DEFINED

PREVIOUS ASSESSMENT

Parcel ID 108.0-0001-0002.0										
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	233,700	0	6,900.	438,900	672,600	672,600	Year End Roll	12/18/2019
2019	101	FV	192,400	0	6,900.	445,200	637,600	637,600	Year End Roll	1/3/2019
2018	101	FV	193,300	0	6,900.	332,300	525,600	525,600	Year End Roll	12/20/2017
2017	101	FV	193,300	0	6,900.	301,000	494,300	494,300	Year End Roll	1/3/2017
2016	101	FV	193,300	0	6,900.	288,400	481,700	481,700	Year End	1/4/2016
2015	101	FV	181,200	0	6,900.	244,500	425,700	425,700	Year End Roll	12/11/2014
2014	101	FV	183,500	0	6,900.	232,000	415,500	415,500	Year End Roll	12/16/2013
2013	101	FV	183,500	0	6,900.	220,700	404,200	404,200		12/13/2012

SALES INFORMATION

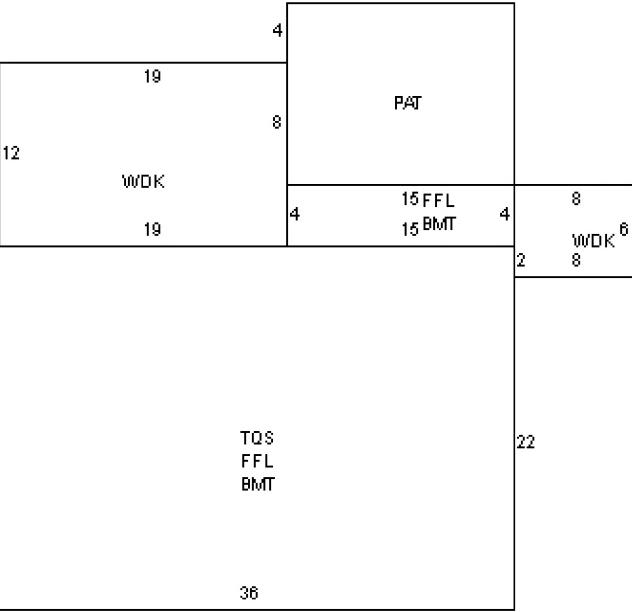
TAX DISTRICT								PAT ACCT.				
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes			
FICHERA FRANCIS	61706-235		4/30/2013		435,000	No	No					
	8436-454		1/1/1901	Family		No	No	N				

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
9/19/2018		MEAS&NOTICE							BS			Barbara S
12/8/2008		Meas/Inspect							163			PATRIOT
10/30/2000		Hearing N/C										
10/26/1999		Meas/Inspect							256			PATRIOT
7/29/1991									JK			

Sign: _____	VERIFICATION OF VISIT NOT DATA	_____ / _____ / _____
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EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH								
Type: 5	- Cape			Full Bath: 2	Rating: Average			OF=BMT SINK.												
Sty Ht: 1T	- 1 & 3/4 Sty			A Bath:	Rating:															
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:															
Foundation: 1 - Concrete				A 3QBth:	Rating:															
Frame: 1 - Wood				1/2 Bath:	Rating:															
Prime Wall: 4 - Vinyl				A HBth:	Rating:															
Sec Wall:				OthrFix: 1	Rating: Average															
Roof Struct: 1	- Gable			OTHER FEATURES																
Roof Cover: 1	- Asphalt Shgl			Kits: 1	Rating: Average			1st Res Grid Desc: Line 1 # Units: 1												
Color: WHITE				A Kits:	Rating:			Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
View / Desir:				Frl:	Rating:			Other												
GENERAL INFORMATION				WSFlue:	Rating:			Upper												
Grade: C - Average				CONDOS INFORMATION				Lvl 2												
Year Blt: 1954	Eff Yr Blt:			Location:				Lvl 1												
Alt LUC:	Alt %:			Total Units:				Lower												
Jurisdct:	Fact: .			Floor:				Totals				RMs: 6	BRs: 4	Baths: 2	HB					
Const Mod:				% Own:								REMODELING				RES BREAKDOWN				
Lump Sum Adj:				Name:								Exterior:	No Unit	RMS	BRS	FL				
INTERIOR INFORMATION				DEPRECIATION								Interior:	1	6	4					
Avg Ht/FL: STD	Phys Cond: AV - Average			31. %							Additions:									
Prim Int Wall: 2	- Plaster										Kitchen:									
Sec Int Wall:											Baths:									
Partition: T	- Typical										Plumbing:									
Prim Floors: 4	- Carpet										Electric:									
Sec Floors: 3	- Hardwood			25 %							Heating:									
Bsmnt Flr: 5	- Lino/Vinyl										General:									
Subfloor:											TOTALS									
Bsmnt Gar: 1											1	6	4							
Electric: 3	- Typical																			
Insulation: 2	- Typical																			
Int vs Ext: S																				
Heat Fuel: 2	- Gas																			
Heat Type: 11	- Wall Unit																			
# Heat Sys: 1																				
% Heated: 100	% AC:																			
Solar HW: NO	Central Vac: NO																			
% Com Wall	% Sprinkled:																			
MOBILE HOME				Make:				Model:				Serial #:				Year:	Color:			
SPEC FEATURES/YARD ITEMS				PARCEL ID 108.0-0001-0002.0																
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value		
More: N	Total Yard Items:												Total Special Features:				Total:			



RESIDENTIAL GRID

1st Res Grid Desc: Line 1 # Units: 1

Level FY LR DR D K FR RR BR FB HB L O

Other

Upper

Lvl 2

Lvl 1

Lower

Totals RMs: 6 BRs: 4 Baths: 2 HB

24

TQS FFL BMT

36

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
BMT	Basement	924	49.060	45,335	BMT	100	RRM	35 A		
FFL	First Floor	924	133.240	123,110						
TQS	3/4 Story	648	133.240	86,337						
WDK	Deck	276	9.270	2,557						
PAT	Patio	180	4.170	751						
Net Sketched Area: 2,952				Total: 258,090						
Size Ad	1572	Gross Are	3168	FinArea	1895					

IMAGE

AssessPro Patriot Properties, Inc

